

182.0

0002

0009.A

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

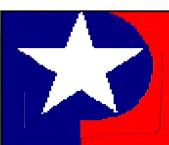
714,500 / 714,500

USE VALUE:

714,500 / 714,500

ASSESSED:

714,500 / 714,500


Patriot
 Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
2		SAGAMORE RD, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: MAYO PAUL M/ETAL	
Owner 2: BINA JENNIFER J	
Owner 3:	

Street 1: 2 SAGAMORE ROAD	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry
Postal: 02476	Own Occ: Y

Postal: 02476	Type:
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PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	

Twn/City:	
St/Prov:	Cntry
Postal:	

Postal:	
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NARRATIVE DESCRIPTION

This parcel contains .144 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1948, having primarily Vinyl Exterior and 1695 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6275	Sq. Ft.	Site			0	70.	0.97	7									425,774						425,800	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	6275.000	288,700		425,800	714,500		123002
							GIS Ref
							GIS Ref
							Insp Date
							05/16/18
							14230!
							PRIOR ID # 1: 123002
							PRIOR ID # 2:
							PRIOR ID # 3:
							PRIOR ID # 1:
							PRIOR ID # 2:
							PRIOR ID # 3:
							LAST REV
							DATE 12/30/21 TIME 18:35:59
							DATE 06/19/18 TIME 12:40:32
							mmcmakin
							14230
							ASR Map:
							Fact Dist:
							Reval Dist:
							Year:
							LandReason:
							BldReason:
							CivilDistrict:
							Ratio:

PREVIOUS ASSESSMENT								Parcel ID	182.0-0002-0009.A	
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	288,700	0	6,275.	425,800	714,500		Year end	12/23/2021
2021	101	FV	279,800	0	6,275.	425,800	705,600		Year End Roll	12/10/2020
2020	101	FV	279,800	0	6,275.	425,800	705,600		Year End Roll	12/18/2019
2019	101	FV	224,300	0	6,275.	425,800	650,100		Year End Roll	1/3/2019
2018	101	FV	224,300	0	6,275.	358,900	583,200		Year End Roll	12/20/2017
2017	101	FV	224,300	0	6,275.	328,500	552,800		Year End Roll	1/3/2017
2016	101	FV	224,300	0	6,275.	279,800	504,100		Year End	1/4/2016
2015	101	FV	218,700	0	6,275.	243,300	462,000		Year End Roll	12/11/2014

SALES INFORMATION										TAX DISTRICT		PAT ACCT.	
Grantor	Legal Ref	Type	Date	Sale Code		Sale Price	V	Tst	Verif	Notes			
DREW CHRISTOPHE	27138-338		3/10/1997			210,800	No	No	Y				

BUILDING PERMITS										ACTIVITY INFORMATION			
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name	
5/21/2013	714	Re-Roof	5,100	C					5/16/2018	MEAS&NOTICE	BS	Barbara S	
									4/30/2014	External Ins	PC	PHIL C	
									10/16/2008	Meas/Inspect	163	PATRIOT	
									10/15/2008	Measured	197	PATRIOT	
									3/11/2000	Inspected	270	PATRIOT	
									1/4/2000	Mailer Sent			
									12/30/1999	Measured	163	PATRIOT	
									7/12/1993		AJS		

Sign:	VERIFICATION OF VISIT NOT DATA	/	/
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EXTERIOR INFORMATION

Type:	6 - Colonial	
Sty Ht:	2 - 2 Story	
(Liv) Units:	1	Total: 1
Foundation:	1 - Concrete	
Frame:	1 - Wood	
Prime Wall:	4 - Vinyl	
Sec Wall:		%
Roof Struct:	1 - Gable	
Roof Cover:	1 - Asphalt Shgl	
Color:	YELLOW	
View / Desir:		

BATH FEATURES

Full Bath:	1	Rating: Good	BK:13599 PG:441 41C 413072 643-5799.
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth:		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

RESIDENTIAL GRID

1st Res Grid	Desc: Line 1	# Units 1
Level	FY LR DR D K FR RR BR FB HB L O	
Other		
Upper		
Lvl 2		
Lvl 1		
Lower		
Totals	RMS: 6	BRs: 3
	Baths: 1	HB

REMODELING**RES BREAKDOWN**

Exterior:	No Unit	RMS	BRS	FL
Interior:	1	6	3	
Additions:				
Kitchen:				
Baths:				
Plumbing:				
Electric:				
Heating:				
General:	1	6	3	

GENERAL INFORMATION

Grade:	C - Average
Year Blt:	1948
Eff Yr Blt:	
Alt LUC:	
Alt %:	
Jurisdct:	
Fact:	.
Const Mod:	
Lump Sum Adj:	

INTERIOR INFORMATION

Avg Ht/FL:	STD
Prim Int Wal	1 - Drywall
Sec Int Wall:	
Partition:	T - Typical
Prim Floors:	3 - Hardwood
Sec Floors:	4 - Carpet
Bsmt Flr:	14 - Asphalt Tile
Subfloor:	
Bsmt Gar:	
Electric:	3 - Typical
Insulation:	2 - Typical
Int vs Ext:	S
Heat Fuel:	1 - Oil
Heat Type:	1 - Forced H/Air
# Heat Sys:	1
% Heated:	100
% AC:	
Solar HW:	NO
Central Vac:	NO
% Com Wal	% Sprinkled

DEPRECIATION**Avg****Int****Ext****Sec****Int****Sec**